

TEXAS AVENUE CORRIDOR STUDY  
PROPERTY INVENTORY SURVEY FORM

Property ID: R27913

Property Information

property address: 705 GARDEN ACRES  
legal description: GARDEN ACRES, LOT 71  
owner name/address: SEIDEL, WARREN A & JEAN ANNE  
620 SCHULLE RD  
WESTHOFF, TX 77994-4141

full business name: \_\_\_\_\_

land use category: single family residential type of business: \_\_\_\_\_

current zoning: RD-5 occupancy status: occupied

lot area (square feet): 16,000 frontage along Texas Avenue (feet): n/a

lot depth (feet): 159.23 sq. footage of building: 1,163

property conforms to: ☒ min. lot area standards ☒ min. lot depth standards ☒ min. lot width standards  
lot width: 100.67

Improvements

# of buildings: 1 building height (feet): 14 # of stories: 1

type of buildings (specify): wood

building/site condition: 4 - well maintained w/ some landscaping

buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify) \_\_\_\_\_

approximate construction date: \_\_\_\_\_ accessible to the public: ☐ yes ☒ no

possible historic resource: ☐ yes ☒ no sidewalks along Texas Avenue: ☐ yes ☒ no

other improvements: ☒ yes ☐ no (specify) swimming pool in back; new fence around back yard  
(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☐ yes ☒ no ☐ dilapidated ☐ abandoned ☐ in-use

# of signs: \_\_\_\_\_ type/material of sign: \_\_\_\_\_

overall condition (specify): \_\_\_\_\_

removal of any dilapidated signs suggested? ☐ yes ☐ no (specify) \_\_\_\_\_

Off-street Parking

improved: ☐ yes ☒ no parking spaces striped: ☐ yes ☒ no # of available off-street spaces: 2

lot type: ☐ asphalt ☐ concrete ☒ other gravel

space sizes: \_\_\_\_\_ sufficient off-street parking for existing land use: ☒ yes ☐ no

overall condition: gravel parking

end islands or bay dividers: ☐ yes ☒ no landscaped islands: ☐ yes ☒ no

### Curb Cuts on Texas Avenue

how many: 0 curb types: ☐ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no

if yes, which ones: \_\_\_\_\_

meet adjacent separation requirements: ☐ yes ☐ no meet opposite separation requirements: ☐ yes ☐ no

### Landscaping

☒ yes ☐ no (if none is present) is there room for landscaping on the property? ☐ yes ☐ no

comments: Some landscaping including maintenance of front yard

### Outside Storage

☐ yes ☒ no (specify) \_\_\_\_\_  
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☒ no

### Miscellaneous

is the property adjoined by a residential use or a residential zoning district?

☒ yes ☐ no (circle one) residential use residential zoning district

is the property developable when required buffers are observed? ☐ yes ☐ no

if not developable to current standards, what could help make this a developable property?

\_\_\_\_\_  
\_\_\_\_\_

accessible to alley: ☐ yes ☒ no

### Other Comments:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_